

Prepared by and return to:

Rob Stewart
Lake City Title
426 SW Commerce Drive, Ste 145
Lake City, FL 32025
(386) 758-1880
File No 2018-2504

Parcel Identification No 21-3S-16-02215-014

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WARRANTY DEED

(STATUTORY FORM – SECTION 689.02, F.S.)

This indenture made the 10th day of August, 2018 between C. David Goodlett, Jr., Trustee of C. David Goodlett, Jr. Revocable Trust under agreement dated July 30, 1999, whose post office address is **1656 Mayacoo Lakes Boulevard, West Palm Beach, FL 33411**, of the County of Palm Beach, State of Florida, Grantor, to **John Hadley, a Single Man**, whose post office address is **2603 Sawgrass Circle, Spring Hill, FL 34606**, of the County of Hernando, State of Florida, Grantee:

Witnesseth, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Columbia, Florida, to-wit:

A portion of Section 21, Township 3 South, Range 16 East, Columbia County, Florida, described as follows:

The South three-quarters of the W 1/2 of the NE 1/4 of the SW 1/4, as lies North of the Seaboard Coastline Railroad. Subject to 30 feet off the East side thereof for county road right-of-way for Yates Road and subject to power line easement.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

Subject to taxes for 2018 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

TO HAVE AND TO HOLD the same in fee simple forever.

And Grantor hereby covenant with the Grantee that the Grantor are lawfully seized of said land in fee simple, that Grantor have good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, Grantor have hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered
in our presence:

Mari R. Lezcano Zoi R. Lezcano
WITNESS Marisela P. Tellechea By: C. David Goodlett, Jr.
WITNESS Marisela P. Tellechea C. David Goodlett, Jr.
Dated July 30, 1999

STATE OF FLORIDA
COUNTY OF Palm Beach

The foregoing instrument was acknowledged before me this 10th day of August, 2018, by C. David Goodlett, Jr., Trustee of C. David Goodlett, Jr. Revocable Trust under agreement dated July 30, 1999, who is personally known to me or has produced _____ as identification.

Sharon L. Roberts
Signature of Notary Public
Sharon L. Roberts
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